

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING -- July 13, 1966

Appeal No. 8835 Eugene Bernard, Trustee, appellant.

The Zoning Administrator of the District of Columbia, appellee.

On motion duly made, seconded and unanimously carried, the following Order was entered at the meeting of the Board on July 18, 1966.

EFFECTIVE DATE OF ORDER -- Oct. 20, 1966

ORDERED:

That the appeal for permission to continue operation of a parking lot until January 6, 1969 at 2140-44 L Street, NW., lots 847, 848, 849, 44, 67 and 68, square 73, be conditionally granted.

FINDINGS OF FACT:

- (1) Appellant's property is located in an R-5-D District.
- (2) The Board inspected the property on July 11, 1966. The lots were paved, clean and the operation was apparently well conducted.
- (3) In Appeal No. 7555 the Board granted permission to continue operation of the parking lot for five years at 2141-2145 Stevens Court, NW., lots 847, 848, 849, square 73, by Order dated January 6, 1964.
- (4) In Appeal No. 8189 the Board granted permission to establish a parking lot to runconcurrently with Appeal No. 7555 at 2140-2144 L Street, NW., lots 44, 67, 68, square 73, by Order dated May 17, 1965.
- (5) The Department of Highways and Traffic offers no objection to the granting of this appeal.
- (6) No opposition was registered at the public hearing to the granting of this appeal.

OPINION:

We are of the opinion that the continuance of this parking lot will not create any dangerous or otherwise objectionable traffic conditions, that the present character and future development of the neighborhood will not be adversely affected, and that the lot is reasonably necessary and convenient to other uses in the vicinity.

This Order shall be subject to the following conditions:

- (a) Permit shall issue to run until January 6, 1969, but shall be subject to renewal in the discretion of the Board upon the filing of a new appeal in the manner prescribed by the Zoning Regulations.
- (b) All areas devoted to driveways, access lanes, and parking areas shall be paved with materials which form an all-weather impervious surface.
- (c) No vehicle or any part thereof shall be permitted to project over any lot or building line or on or over the public space. Curbing or bumper stops shall be installed and shall be properly placed to insure compliance with this paragraph.
- (d) Bumper stops shall be installed adjacent the wall of 2138 L Street.
- (e) All parts of the lot shall be kept free of refuse and debris and shall be paved or landscaped. Landscaping shall be maintained in a healthy growing condition and in a neat and orderly appearance.
- (f) No other use shall be conducted from or upon the premises and no structure other than an attendant's shelter shall be erected or used upon the premises unless such use or structure is otherwise permitted in the zoning district in which the lot is located.

- (g) Any lighting used to illuminate the parking lot or its accessory building shall be so arranged that all direct rays of such lighting are confined to the surface of the parking lot.

The Board reserves the right to direct revocation of the occupancy permit upon a proper showing that any terms or conditions of this Order have been violated.

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